

<b>BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO</b> 1313 Sherman Street, Room 315 Denver, Colorado 80203	<b>Docket Number: 57635</b>
Petitioner: <b>1ST &amp; ELM LLC,</b>  v.  Respondent: <b>DOUGLAS COUNTY BOARD OF COMMISSIONERS.</b>	
<b>ORDER ON STIPULATION</b>	

**THE PARTIES TO THIS ACTION** entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A copy of the Stipulation is attached and incorporated as a part of this decision.

**FINDINGS OF FACT AND CONCLUSIONS:**

1. Subject property is described as follows:  
  
**County Schedule No.: R0440547**  
  
**Category: Abatement      Property Type: Commercial Real**
2. Petitioner is protesting the 09-10 actual value of the subject property.
3. The parties agreed that the 09-10 actual value of the subject property should be reduced to:  
  

**Total Value:            \$276,000**  
 (Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

**ORDER:**

Respondent is ordered to reduce the 09-10 actual value of the subject property, as set forth above.

The Douglas County Assessor is directed to change his/her records accordingly.

**DATED AND MAILED** this 23rd day of April 2012.

**BOARD OF ASSESSMENT APPEALS**

*Diane M. DeVries*

\_\_\_\_\_  
Diane M. DeVries

*Debra A. Baumbach*

\_\_\_\_\_  
Debra A. Baumbach

I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

*CM*

\_\_\_\_\_  
Cara McKeller



**BOARD OF ASSESSMENT APPEALS,  
STATE OF COLORADO**

1313 Sherman Street, Room 315  
Denver, Colorado 80203

2012 / 2-6 PM 1:15

Petitioner:

**1<sup>ST</sup> & ELM LLC,**

v.

Respondent:

**DOUGLAS COUNTY BOARD OF  
COMMISSIONERS.**

Docket Number: **57635**

Schedule No.: **R0440547**

Attorney for Respondent:

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**STIPULATION (As to Abatement/Refund for Tax Years 2009 and 2010)**

Petitioner and Respondent hereby enter into this Stipulation regarding the tax years 2009 and 2010 valuation of the subject property and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

The Petitioner and Respondent agree and stipulate as follows:

1. The property subject to this Stipulation is described as:

Lot 3B Santa Fe Distribution Center, 4<sup>th</sup> Amendment. 1.981 AM/L.

2. The subject property is classified as Commercial property.

3. The County Assessor originally assigned the following actual value on the subject property for tax years 2009 and 2010:

Land	\$310,652
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4. After a timely appeal to the Board of Commissioners, the Board of Commissioners valued the subject property as follows:

Land	\$310,652
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5. After further review and negotiation, the Petitioner and the Douglas County Board of Commissioners agree to the following tax years 2009 and 2010 actual value for the subject property:

Land	\$276,000
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6. The valuations, as established above, shall be binding only with respect to tax years 2009 and 2010.

7. Brief narrative as to why the reduction was made:

Further review of account data, limited market sales and easement impacting the utility of the site indicated that a change in value was warranted.

8. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on March 20, 2012 at 8:30 a.m. be vacated.

DATED this 9th day of March, 2012.



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